

1021 Dodd

# WARRANTY DEED

458

KNOW ALL MEN BY THESE PRESENTS: That **We, Keitha L. Carver and Jayson E. Carver, wife and husband,**

Grantor S., who acquired title by instrument recorded in Volume 189, page 227, Deed Records of Henry County, Ohio, for the consideration of One Dollar and Other Valuable Considerations to us paid by **Joel Gibson and Judith K. Gibson, husband and wife,** the Grantee S. whose Tax Mailing Address will be Napoleon, Ohio,

the receipt whereof is hereby acknowledged, do hereby Give, Grant, Bargain, Sell and Convey to the said Grantee S.

their heirs and assigns, forever, the real estate described as follows:

Situated in the City of Napoleon, County of Henry and State of Ohio and known as:

**A parcel of land being Thirty-four (34) feet off of the North end of the following parcel:  
Being a part of Lot Number One (1) in David F. Coe's Sub-Division of Lot Number Eighteen (18) in E. S. Dodd's First Addition to the Village (now City) of Napoleon, Ohio, and more particularly described as commencing at the south east corner of said Lot Number One (1); thence north along the East line thereof a distance of One Hundred Fifty-three (153) feet; thence West at right angles with the East line of said Lot Number One (1), and also parallel with the North line of said Lot Number One (1), to Scott Street; thence southerly along the Easterly line of Scott Street to the place of beginning.**

but subject to all easements and leases of record, zoning ordinances, restrictions, if any, and all legal highways.

TO HAVE AND TO HOLD said premises, with all the privileges and appurtenances thereunto belonging, unto the said Grantee S.

their heirs and assigns, forever.

And we the said Grantor S., for ourselves and our heirs, executors and administrators, do hereby covenant with the said Grantee S., their heirs and assigns that we are lawfully seized of the premises aforesaid as a good and indefeasible estate in fee simple, and have good right to bargain and sell the same in the manner and form as above written; that the title so conveyed is clear, free and unincumbered **excepting taxes and assessments for the second half of the tax year 1967 and thereafter, which the Grantees herein assume and agree to pay.**

and that we will forever Warrant and Defend the same unto the said Grantee S., their heirs and assigns, against all lawful claims whatsoever, except as hereinabove mentioned.

In Witness Whereof, we the said Grantor S., hereunto set our hand S., this 2nd day of November, 1967.

Signed and acknowledged in presence of

*Raymond B. King*  
*Lorraine Rainey*

*Keitha L. Carver*  
*Jayson E. Carver*

The State of Ohio,  
Henry County, ss.

Be it remembered, That on this 2nd day of November, 1967, Before me, the subscriber, a Notary Public in and for said County, State of Ohio, personally came the above named

**Keitha L. Carver and Jayson E. Carver, wife and husband,**

the Grantor S in the foregoing instrument, who acknowledged that they did sign the same, and that the same is their free act and deed.

In Testimony Whereof, I have hereunto subscribed my name and affixed my official seal, at Napoleon, Ohio, on the day and year aforesaid.

*Lawrence D. Reiser*  
(Lawrence D. Reiser)  
Notary Public in and for Henry County,  
State of Ohio.

Comm. Expires - 2/15/68

This instrument was prepared by:

**John V. Cuff**  
Attorney at Law, Napoleon, Ohio 43545

Transferred 11-2 354 ph.  
*Richard Johnston*  
Auditor, Henry County, Ohio see

DOCUMENTARY STAMPS



440407 x

RECEIVED FOR RECORD

This Copy of Tax 1967

dated 11/3/67 P.M.

Recorded 11/3/67

Volume 189 Page 758

*Suzanne Dietrich*

1.00 Recorder, Henry County, Ohio

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